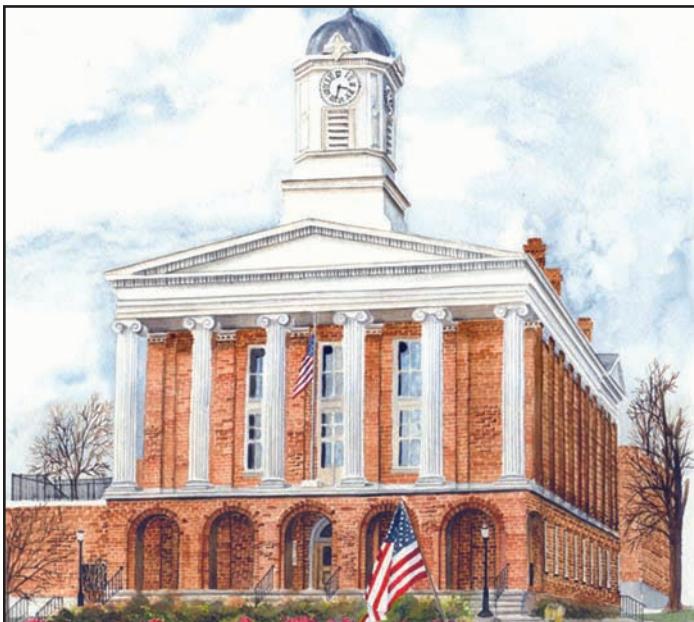


**OFFICIAL
LEGAL JOURNAL
OF SUSQUEHANNA COUNTY, PA**

34th Judicial District

Vol. 3 ★ June 1, 2018 ★ Montrose, PA ★ No. 9



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CASES REPORTED

Ian Schenck and Kristen Schenck, his wife, Plaintiffs,
vs.

Ken Finch, Jr., individually and d/b/a K-F Roughstock and Rodeo, Harford Fair, Harford Agricultural Society of Harford Pennsylvania, Woodruff Trucking, LLC, Mark A. Woodruff, Robin C. Woodruff, Running Brook Farm Rodeo Assn. d/b/a RBF Rodeo Association, Defendants.

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**Court of Common Pleas
34th Judicial District:**

The Hon. Jason J. Legg
President Judge

The Hon. Kenneth W. Seamans
Senior Judge

The Legal Journal of Susquehanna County contains decisions of the Susquehanna County Court, legal notices, advertisements & other matters of legal interest. It is published every Friday by the Susquehanna County Bar Association.

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By requirement of Law and Order of Court the *Legal Journal of Susquehanna County* is made the medium for the publication of all Legal Advertisements required to be made in Susquehanna County, and contains all Notices of the Sheriff, Register, Clerk of the Courts, Prothonotary and all other Public Officers, Assignees, Administrators and Executors, Auditors, Examiners, Trustees, Insolvents, the formation and dissolution of Partnerships, affording indispensable protection against loss resulting from want of notice. It also contains the Trial and Argument Lists of all the Courts in Susquehanna County, and selected Opinions and Decisions of the Courts of Susquehanna County.

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Legal notices must be received before 10:00 AM on the Monday preceding publication or, in the event of a holiday, on the preceding Friday.

MESSAGE FROM THE SUSQUEHANNA COUNTY BAR ASSOCIATION



The Legal Journal of Susquehanna County is a comprehensive weekly guide containing legal decisions of the 34th Judicial District encompassing civil actions filed; mortgages and deeds filed; legal notices; advertisements and other matters of legal interest. On behalf of the Susquehanna County Bar Association, we appreciate the opportunity to serve the legal community by providing a consolidated source of significant matters of legal importance.

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Kenneth W. Seamans, *Senior Judge*

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Anthony J. Conarton

Auditors

George Starzec
Susan Jennings
Richard Suraci

COURT OPINION

IAN SCHENCK and KRISTEN	:	
SCHENCK, his wife,	:	
Plaintiffs,	:	
vs.	:	No. 2013-1034 C.P.

KEN FINCH, JR., individually and	:	
d/b/a K-F ROUGHSTOCK AND	:	
RODEO, HARFORD FAIR, HARFORD	:	
AGRICULTURAL SOCIETY OF	:	
HARFORD PENNSYLVANIA,	:	
WOODRUFF TRUCKING, LLC,	:	
MARK A. WOODRUFF, ROBIN C.	:	
WOODRUFF, RUNNING BROOK	:	
FARM RODEO ASSN. d/b/a RBF	:	
RODEO ASSOCIATION	:	
Defendants.	:	

DORIS HENKE, RAYMOND HENKE,	:	
TIFFANY AMBER HENKE, a Minor by	:	
TROY HENKE AND IMELDA HENKE,	:	
her parents and legal guardians v.	:	
Plaintiffs,	:	
vs.	:	No. 2013-CV-1048 C.P.

KENNETH FINCH, JR., K-F ROUGH	:	
STOCK RODEO, HARFORD TWP.	:	
PENNSYLVANIA and HARFORD	:	
AGRICULTURAL SOCIETY,	:	
Defendants.	:	

JUDY KWIATKOWSKI,	:	
Plaintiff,	:	
vs.	:	No. 2014-CV-981 C.P.

KENNETH FINCH, JR., AND K-F	:	
ROUGH STOCK & RODEO AND	:	
HARFORD AGRICULTURAL SOCIETY,	:	
Defendants.	:	

APRIL KRAVCHENKO,	:	
Plaintiff,	:	
vs.	:	No. 2014-CV-982 C.P
KENNETH FINCH, JR., K-F ROUGH	:	
STOCK & RODEO AND HARFORD	:	
AGRICULTURAL SOCIETY,	:	
Defendants.	:	
ERICA SANCHEZ,	:	
Plaintiff,	:	
vs.	:	No. 2014-CV-999 C.P
HARFORD AGRICULTURAL SOCIETY	:	
Defendant,	:	
vs.	:	
KEN FINCH, JR., and KEN FINCH JR.,	:	
D/B/A K-F ROUGH STOCK AND	:	
RODEO,	:	
Additional Defendants.	:	

OPINION

I. Introduction

These five civil actions arise out of an incident in August 2012 at the Harford Fair grounds in Harford Township, Susquehanna County. After a rodeo event at the Fair, several rodeo bulls escaped their enclosure and ended up running through the fairgrounds. The plaintiffs are patrons of the Fair who allege they were injured by the rodeo bulls. The plaintiffs are: (1) Ian and Kristen Schenck (hereinafter referred to as Schencks); (2) Doris Henke, Raymond Henke, Troy Henke and Imelda Henke (hereinafter referred to as Henkes); (3) Judy Kwiatkowski (hereinafter referred to as Kwiatkowski); (4) Erica Sanchez (hereinafter referred to as Sanchez); and (5) April Kravchenko (hereinafter referred to as Kravchenko). There are a number of different individuals and entities as defendants in this litigation: (1) Harford Agricultural Society (hereinafter referred to as HAS); (2) Harford Fair; (3) Harford Agricultural Society of

Harford Pennsylvania; (4) Ken Finch, Jr. (hereinafter referred to as Finch); (5) K-F Rough Stock & Rodeo (hereinafter referred to as K-F Rodeo); (6) Mark Woodruff, Robin Woodruff and Woodruff Trucking, LLC (hereinafter collectively referred to as Woodruff); and (7) Running Brook Farm Rodeo Association d/b/a RBF Rodeo Association. In the numerous complaints, a number of different claims have been alleged by different plaintiffs: (1) negligence; (2) negligent entrustment; (3) strict liability; and (4) ultra-hazardous activity.

On February 15, 2018, Woodruff filed a motion for summary judgment asserting the record failed to demonstrate that Woodruff was negligent because Woodruff had no responsibility for loading or securing the rodeo bulls. Woodruff further argues that the record will not support the negligent entrustment claim as Finch owned the rodeo bulls, the rodeo equipment and the trailer and that Woodruff did not entrust anything to Finch.

On February 15, 2018, HAS and Harford Fair filed a summary judgment motion contending that Finch's status as an independent contractor relieves them of any liability arising from this incident. HAS and Harford Fair further assert that plaintiffs have failed to produce evidence that the negligence of HAS or Harford Fair caused the failure of the gate that allowed the bulls to escape. Finally, Harford Fair and HAS also seek summary judgment on the claims of strict liability because the incident did not involve a wild animal.

II. Statement of Facts

The Harford Fair is a six-day event sponsored each year by HAS and held on fairgrounds in Harford Township, Susquehanna County, Pennsylvania. HAS contracts with a variety of entities to provide activities and entertainment at the Fair. In 2012, HAS contracted with Finch, who is the owner of K-F Rodeo, to present a rodeo event at the Fair on August 24, 2012 at 7:30 p.m. (Kravchenko's and Kwiatkowski's Ans. M.S.J., Ex. A.) Per the contract, Finch agreed to "produce for the Employer" a "contest rough stock event" and to furnish all stock and personnel for the event. (*Id.*)

Woodruff is the owner/operator of Woodruff Trucking. (HAS M.S.J. Ex. B: Woodruff Dep. 10.) He has hauled livestock in the past for Finch. (*Id.* 12-13.) Finch asked Woodruff to haul the rodeo bulls to the Harford Fair and paid Woodruff \$200 to cover his gas expenses. (*Id.* 14.) On the night prior to the rodeo, Finch loaded his own trailer with the rodeo bulls and hooked it to Woodruff's tractor trailer truck. (*Id.* 23.) On August 24, 2012, Woodruff followed Finch and transported the rodeo bulls from New York to the fairgrounds. (*Id.* 23-24, 42.) Woodruff parked the truck in the arena and the rodeo bulls were unloaded by Finch's employees. (*Id.* 27.) While the bulls were unloaded by Finch, Woodruff and his wife Robin sat in Woodruff's truck. (*Id.*) After the bulls were unloaded, Woodruff moved the truck to a parking area, parked the truck and then he and his wife walked around the Fair. (*Id.* 30.)

When the rodeo was over, Woodruff was directed by Finch's employees in backing the truck and trailer into the arena area up to the chutes so the bulls could be loaded. (*Id.* 31-32.) Finch's employees then attached gates alongside the trailer and to the end of the chutes which were outside the pen area where the bulls were being held. (*Id.* 32, 36, 41.)

At that time, Finch's main arena or contained area inside the fair's arena had already been taken down. (*Id.* 34.) Woodruff stood at the driver's-side corner of the trailer as the rodeo bulls were being prepared to be loaded onto the trailer. (*Id.* 37.) As the bulls were being lined up, the last two bulls started fighting. (*Id.*) The first chute opened and the bulls ran out of the chutes. (*Id.* 37-38.) The bulls ran past the passenger's side of Woodruff's truck. (*Id.* 38.) Robin, who was sitting in the cab of Woodruff's truck during the loading, stated that suddenly a bull went by outside the truck. (Schenck's Response to M.S.J., Ex. I: Robin C. Woodruff Dep. 16.)

Michael J. Kowaleski, DVM (hereinafter referred to as Dr. Kowaleski) is a large animal veterinarian and is the president of HAS. (HAS M.S.J. Ex. I: Dr. Kowaleski Dep. 6-7.) HAS owns the fairgrounds (*Id.* 68.) Dr. Kowaleski signed the contract with Finch to put on the rodeo. (*Id.* 19, 58.) Finch had put on the rodeo for the Fair the prior year. (*Id.* 59.) Per the contract, Finch agreed to supply all stock and personnel for the rodeo and Dr. Kowaleski knew that Finch would bring bulls. (*Id.* 19, 46.) Finch was to house the bulls and secure them. (*Id.* 24.) The bulls were put in a large eight-foot tall gated metal pen supplied by Finch and put up by Finch. (*Id.* 25, 41.)

HAS did not have any procedures in place for containing the rodeo animals because HAS hired a rodeo professional with adequate equipment to contain the animals. (Schenck's Response to M.S.J., Ex. C: Kulick Dep. 61.) Finch's holding pen was an interior area set up inside the Fair's arena. (Kowaleski Dep. 57.) The Fair's arena area is surrounded by a chain link fence. (*Id.* 80.) That fence is a safety precaution to protect the patrons of the Fair. (*Id.* 80.) Dr. Kowaleski agreed that there is a risk of bulls getting loose at a rodeo and the risk can become greater while loading bulls onto a trailer. (*Id.* 60-61.) Nobody from HAS helped load the bulls. (*Id.* 66.) While the rodeo bulls were being loaded, four bulls got out. (*Id.* 31.) Three of the bulls went to the horse arena and one went into the lower parking lot. (*Id.*) That single bull came past the maintenance building then back up along the chicken barn and towards Gate 1 where the Midway starts. (*Id.* 32, 34) Patrons were trampled by the bull in the amusement area. (*Id.* 54.)

Kurt Glenn Kulick (hereinafter referred to as Kulick) is superintendent of the Fair's main event arena where the rodeo was held. (Kulick Dep. 18.) Because they hired the rodeo to come in and put on the rodeo, Kulick was not instructed to make sure the safety precautions were in place to contain the rodeo bulls. (Dr. Kowaleski Dep. 78.) Kulick was not assigned to directly supervise the rodeo preparations but Kulick indicated that if he was made aware of a problem then he would have to address it. (*Id.* 79.) Kulick gave the rodeo equipment a visual "look-over" before the rodeo took place but did not inspect the equipment before the bulls were loaded. (Kulick Dep. 26-29.) At the time the bulls were being loaded, he was standing on the main stage with Finch. (*Id.* 28, 35.) Finch's riding arena where the actual rodeo had taken place had been taken down by Finch's employees. (*Id.* 30.)

A chain-link fence surrounds the Fair's arena with two gates, one on the northern end and the other on the southern end. (*Id.* 55.) If the north and south gates are closed, the arena area is a contained area. (*Id.*) At the time the bulls were loaded, the north gate

was open because Woodruff's truck with Finch's trailer was sticking out of the north gate. (*Id.* 57.) Because of the size of the arena and the placement of the chutes, the length of Woodruff's truck with Finch's trailer was too long to fit in the arena without the north gate being opened. (*Id.*) Kulick opined that Finch's equipment was in good condition, that Woodruff backed the truck tight against the chutes, but the incident occurred because one of Finch's employees failed to properly latch one of the containment pen gates. (*Id.*)

HAS has two security personnel for the arena but neither one was posted there when the bulls were being loaded to leave. (Kulick Dep. 81). The incident when the bulls escaped took place at 10:30 p.m. and the last bull was captured approximately 45 minutes later. (*Id.* 88.) Since the incident, HAS has increased its security and supervision of the rodeo activities in the Fair's arena. (*Id.* 49, 50.)

Leonard K. Lucenko, Ph.D. (hereinafter referred to as Lucenko) is a professor of recreation, physical education and sport with qualifications in risk management and safety in sports and recreation. (Schenck's Response to M.S.J., Ex. L, 3.) Lucenko is the expert witness retained by the Schencks. After reviewing the circumstances, Lucenko opined that the injuries sustained by the Schencks were the result of negligent commissions and omissions of HAS and Finch. (*Id.* 24.) Lucenko stated that HAS had a duty to provide a safe environment for the public attending the Fair and their failure to establish an appropriate risk management and safety plan created the situation that led to this incident. (*Id.* 14.) He further concluded that because fairground employees subsequently chased the bulls on four-wheeler vehicles despite having no training in how to handle such a situation, they contributed to causing the incident. (*Id.*)

In his response to interrogatories and admissions requested by HAS, Finch admitted that: (1) he planned, executed and produced the event; (2) he provided all stock, including bulls, for the event; (3) he transported all stock, including bulls, to and from the event; (4) HAS did not assist in transporting stock from the event; (5) he provided all personnel for the event, except for an operator for a loader; (6) he was an independent contractor; and (7) he performed all of the work necessary to put on the event except for the loader used for setup and tear down of Finch's arena. (Schenck's Response to M.S.J., Ex. G.) Finch also stated that he had no control over the HAS employees who chased the bull into the Midway with four-wheelers. (*Id.*)

The Court Opinion will continue in the next issue.

LEGAL NOTICES

IN THE COURT OF COMMON PLEAS OF SUSQUEHANNA COUNTY COMMONWEALTH OF PENNSYLVANIA

ESTATE NOTICES

Notice is hereby given that, in the estate of the decedents set forth below, the Register of Wills, has granted letters testamentary or of administration to the persons named. All persons having claims or demands against said estates are requested to present the same without delay and all persons indebted to said estates are requested to make immediate payment to the executors or administrators or their attorneys named below.

ADMINISTRATRIX NOTICE

Estate of Francis J. Ryan, Jr. AKA Francis Joseph Ryan
Late of Friendsville Borough
ADMINISTRATRIX
Mary S. Smith
781 Nagle Road
Friendsville, PA 18818
ATTORNEY
Michael J. Giangrieco, Esquire
Giangrieco Law, PC
P.O. Box 126
Montrose, PA 18801

5/25/2018 • 6/1/2018 • 6/8/2018

NOTICE

In the Estate of Joseph L. McAlla, late of the Township of Clifford, Susquehanna County, Pennsylvania.

Letters of Administration in the above estate having been granted to the undersigned, all persons indebted

to said estate are requested to make prompt payment and all those having claims against said estate will present them without delay to:

Jean McAlla
3568 State Route 106
Clifford Twp., PA 18470

or

Attorney for the Estate
Zachary D. Morahan, Esq.
Coughlin & Gerhart, LLP
21-23 Public Avenue
Montrose, PA 18801

5/25/2018 • 6/1/2018 • 6/8/2018

NOTICE

In the Estate of Clair W. Lindsley a/k/a Clair Lindsley, deceased, late of Liberty Township, Susquehanna County, Pennsylvania.

Letters Testamentary in the above estate having been issued to Amy E. Darrow, all persons indebted to the said estate are requested to make payment; those having claims to present the same without delay to:

Amy E. Darrow
2598 Lower Rhiney Creek Road
Hallstead, PA 18822

OR

Michael J. Gathany
Attorney at Law

PO Box 953
Hallstead, PA 18822

5/25/2018 • 6/1/2018 • 6/8/2018

EXECUTOR NOTICE

Estate of Peter John McArthur
AKA Peter J. McArthur AKA Peter
McArthur
Late of Bridgewater Township,
Montrose
EXECUTOR
James R. McArthur
307 Grow Avenue
Montrose, PA 18801

5/18/2018 • 5/25/2018 • 6/1/2018

EXECUTRIX NOTICE

Estate of Gerald M. Torka
Late of Franklin Township
EXECUTRIX
Helen Lutkiewicz
3078 Booth Road
Hallstead, PA 18822
ATTORNEY
Wilbur D. Dahlgren
21-23 Public Avenue
Montrose, PA 18801

5/18/2018 • 5/25/2018 • 6/1/2018

EXECUTRIX NOTICE

Estate of Michael J. Patrick AKA
Michael Patrick
Late of Gibson Township
EXECUTRIX
Suzanne Marie Patrick
48 Bickle Rd.
Washington, NJ 07882
ATTORNEY
John R. Dean, Esq.

72 Public Ave.
Montrose, PA 18801

5/18/2018 • 5/25/2018 • 6/1/2018

EXECUTOR NOTICE

Estate of Lafayette W. Argetsinger
Late of Silver Lake Township
EXECUTOR
Christopher A. Argetsinger
1839 Woodworth Rd.
Binghamton, NY 13903
ATTORNEY
John R. Dean
72 Public Ave.
Montrose, PA 18801

5/18/2018 • 5/25/2018 • 6/1/2018

ESTATE NOTICE

Notice is hereby given that an
exemplified copy of the Letters
Testamentary, issued by the
Broome County, New York
Surrogate's Court in the ESTATE
OF JOSEPH McDONALD, late of
Broome County, New York, (died
February 12,2018) issued to
Thomas C. McDonald, Executor,
have been filed in the Susquehanna
County Register of Wills. All
persons indebted to the said estate
are required to make payment, and
those having claims or demands to
present the same without delay to
Thomas C. McDonald, 123
Lawnwood Avenue, Longmeadow,
MA 01106 or to Levene Gouldin &
Thompson, LLP, attorneys for the
estate at 450 Plaza Drive, Vestal,
NY 13850.

5/18/2018 • 5/25/2018 • 6/1/2018

ADMINISTRATRIX NOTICE

Estate of Joseph L. Hickey, Jr.
Late of Gibson Township
ADMINISTRATRIX
Roxanne Marie Neely
200 Fairfield Court
Middletown, DE 19709
ATTORNEY
Patrick M. Daly
67 Public Ave.
Montrose, PA 18801

5/18/2018 • 5/25/2018 • 6/1/2018

EXECUTRIX NOTICE

Estate of Ann T. Vitovsky AKA
Ann Vitovsky AKA Ann Therese
Vitovsky
Late of Great Bend Borough
EXECUTRIX
Maria L. Vitovsky
21 Mountain Vista Lane
Great Bend, PA 18821
ATTORNEY
Michael Briechle
4 Chestnut Street
Montrose, PA 18801

5/18/2018 • 5/25/2018 • 6/1/2018

ESTATE NOTICE

In the Estate of Edward T. Fish,
deceased, late of Bridgewater
Township, Susquehanna County,
Pennsylvania who died intestate on
March 29th, 2018. Letters of
Administration in the above estate
having been granted to the
undersigned, all persons indebted
to said estate are requested to make
immediate payment and those
having claims against the same are

requested to present them without
delay to:

Edward T. Fish II
257 Cherry Street
Montrose, PA 18801
or
Laurence M. Kelly
Kelly Law Office
Attorney for the Estate
65 Public Avenue
Montrose, PA 18801
Telephone: 570-278-3861

5/18/2018 • 5/25/2018 • 6/1/2018

OTHER NOTICES

NOTICE

Notice is hereby given that on
Wednesday, June 13, 2018, at 6:00
p.m., a public hearing will be
conducted by the Herrick Township
Board of Supervisors to accept
testimony of any interested
individuals, groups, or entities,
with regard to the application of
Elliot and Kim Ross for
conditional use approval for a drug
and alcohol rehabilitation facility at
their property located at 306 Sugar
Hill Road, Union Dale, Township
of Herrick, Commonwealth of
Pennsylvania, pursuant to the
Herrick Township Zoning
Ordinance. The public hearing will
be conducted in the municipal
building, 1350 Lewis Lake Road,
Union Dale, Pennsylvania.

Nancy Harvatine, Secretary
Herrick Township

6/1/2018 • 6/8/2018

NOTICE OF FILING OF SHERIFF'S SALES

Individual Sheriff's Sales can be cancelled for a variety of reasons. The notices enclosed were accurate as of the publish date. Sheriff's Sale notices are posted on the public bulletin board of the Susquehanna County Sheriff's Office, located at 105 Maple Street, Montrose, PA.

SHERIFF'S SALE MORTGAGE FORECLOSURE JUNE 12, 2018

IN THE COURT OF COMMON PLEAS OF SUSQUEHANNA COUNTY, upon Judgment entered therein, there will be exposed to public sale and outcry in the Sheriff's Office, Susquehanna County Courthouse Montrose, Pennsylvania, the following described real estate, to wit:

Sale Date and Time

6-12-2018 9:00 AM

Writ of Execution No.:

2018-280 CP

PROPERTY ADDRESS: 265

County Home Road

Meshoppen, Pa 18630

LOCATION: Rush Township

Tax ID #: 176.00-1,020.00,000.

IMPROVEMENTS: ONE – ONE

STORY DOUBLEWIDE WOOD

FRAMED DWELLING

ONE – 14 X 24 WOOD FRAMED

CAR PORT

ONE – 24 X 24 WOOD FRAMED

GARAGE

DEFENDANTS: Kathleen A.

Pisaneschi

ATTORNEY FOR PLAINTIFF:

Kristine Anthou, Esq

(412) 281-7650

NOTICE

The Sheriff shall not be liable for loss or damage to the premises sold resulting from any cause whatsoever and makes no representation or warranty regarding the condition of the premises. **Notice** is hereby given and directed to all parties in interest and claimants that a Schedule of Distribution will be filed by the Sheriff no later than 30 days after the sale and that distribution will be made in accordance with that Schedule unless exceptions are filed thereto within ten (10) days thereafter. Full amount of bid plus poundage must be paid on the date of the sale by 4:30 p.m. or deed will not be acknowledged. For details on individual Sheriff Sales please go to: <http://susqco.com/> -Law Enforcement, Sheriff's Office, Sale listings

Lance M. Benedict,
Susquehanna County Sheriff

5/18/2018 • 5/25/2018 • 6/1/2018

SHERIFF'S SALE MORTGAGE FORECLOSURE JUNE 12, 2018

IN THE COURT OF COMMON PLEAS OF SUSQUEHANNA COUNTY, upon Judgment entered therein, there will be exposed to public sale and outcry in the Sheriff's Office, Susquehanna County Courthouse Montrose, Pennsylvania, the following described real estate, to wit:

SALE DATE AND TIME

6-12-2018 9:30 AM

Writ of Execution No.:

2018-302 CP

PROPERTY ADDRESS: 22050 SR

167

Brackney, Pa 18812

LOCATION: Silver Lake Township

Tax ID #: 045.00-1,005.01,000

IMPROVEMENTS: ONE – ONE

STORY WOOD FRAMED

DWELLING

ONE – 12 X 16 WOOD FRAMED
CLOSED SHED

DEFENDANTS: David W.

Carmeron and Donna M. Cameron

ATTORNEY FOR PLAINTIFF:

Nicholas D. Gregory, Esq

(570) 251-9960

NOTICE

The Sheriff shall not be liable for loss or damage to the premises sold resulting from any cause whatsoever and makes no representation or warranty regarding the condition of the premises. **Notice** is hereby given and directed to all parties in interest and claimants that a Schedule of Distribution will be filed by the Sheriff no later than 30 days after the sale and that distribution will be made in accordance with that Schedule unless exceptions are filed thereto within ten (10) days thereafter. Full amount of bid plus poundage must be paid on the date of the sale by 4:30 p.m. or deed will not be acknowledged. For details on individual Sheriff Sales please go to: <http://susqco.com/> -Law Enforcement, Sheriff's Office, Sale listings

Lance M. Benedict,
Susquehanna County Sheriff

5/25/2018 • 6/1/2018 • 6/8/2018

**SHERIFF'S SALE
MORTGAGE FORECLOSURE
JUNE 12, 2018**

IN THE COURT OF COMMON PLEAS OF SUSQUEHANNA COUNTY, upon Judgment entered therein, there will be exposed to public sale and outcry in the Sheriff's Office, Susquehanna County Courthouse Montrose, Pennsylvania, the following described real estate, to wit:

Sale Date and Time

6-12-2018 10:00 AM

Writ of Execution No.:

2018-287 CP

PROPERTY ADDRESS: 556

Randolph Road

Great Bend, Pa 18821

LOCATION: Great Bend Township

Tax ID #: 031.00-3,024.00,000.

IMPROVEMENTS: ONE – ONE

STORY MANUFACTURED

DWELLING

ONE – 24 X 32 WOOD FRAMED
GARAGE

DEFENDANTS: Jennifer L.

Baldwin

ATTORNEY FOR PLAINTIFF:

Peter Wapner, Esq

(215) 563-7000

NOTICE

The Sheriff shall not be liable for loss or damage to the premises sold resulting from any cause whatsoever and makes no representation or warranty

regarding the condition of the premises. Notice is hereby given and directed to all parties in interest and claimants that a Schedule of Distribution will be filed by the Sheriff no later than 30 days after the sale and that distribution will be made in accordance with that Schedule unless exceptions are filed thereto within ten (10) days thereafter. Full amount of bid plus poundage must be paid on the date of the sale by 4:30 p.m. or deed will not be acknowledged. For details on individual Sheriff Sales please go to: <http://susqco.com/> -Law Enforcement, Sheriff's Office, Sale listings

Lance M. Benedict,
Susquehanna County Sheriff

5/18/2018 • 5/25/2018 • 6/1/2018

**SHERIFF'S SALE
MORTGAGE FORECLOSURE
JUNE 12, 2018**

IN THE COURT OF COMMON PLEAS OF SUSQUEHANNA COUNTY, upon Judgment entered therein, there will be exposed to public sale and outcry in the Sheriff's Office, Susquehanna County Courthouse Montrose, Pennsylvania, the following described real estate, to wit:

Sale Date and Time
6-12-2018 10:30 AM
Writ of Execution No.:
2018-299 CP
PROPERTY ADDRESS: 217
Bethel Hill Rd A/K/A 260 Bethel
Hill Rd

Susquehanna, Pa 18847
LOCATION: Harmony Township
Tax ID #: 076.00-1,036.00,000.
IMPROVEMENTS: ONE – ONE
AND ONE HALF STORY WOOD
FRAMED DWELLING
DEFENDANTS: Brian T. Hall and
Lynn M. Hall
ATTORNEY FOR PLAINTIFF:
Peter Wapner, Esq
(215) 563-7000

NOTICE

The Sheriff shall not be liable for loss or damage to the premises sold resulting from any cause whatsoever and makes no representation or warranty regarding the condition of the premises. **Notice** is hereby given and directed to all parties in interest and claimants that a Schedule of Distribution will be filed by the Sheriff no later than 30 days after the sale and that distribution will be made in accordance with that Schedule unless exceptions are filed thereto within ten (10) days thereafter. Full amount of bid plus poundage must be paid on the date of the sale by 4:30 p.m. or deed will not be acknowledged. For details on individual Sheriff Sales please go to: <http://susqco.com/> -Law Enforcement, Sheriff's Office, Sale listings

Lance M. Benedict,
Susquehanna County Sheriff

5/18/2018 • 5/25/2018 • 6/1/2018

**SHERIFF'S SALE
MORTGAGE FORECLOSURE
JUNE 12, 2018**

IN THE COURT OF COMMON PLEAS OF SUSQUEHANNA COUNTY, upon Judgment entered therein, there will be exposed to public sale and outcry in the Sheriff's Office, Susquehanna County Courthouse Montrose, Pennsylvania, the following described real estate, to wit:

Sale Date and Time

6-12-2018 11:00 AM

Writ of Execution No.:

2018-307 CP

PROPERTY ADDRESS: 4785

State Route 11

Hop Bottom, Pa 18824

LOCATION: Hop Bottom Borough

Tax ID #: 222.06-1,021.00,000.

IMPROVEMENTS: ONE – TWO STORY WOOD FRAMED

DWELLING

ONE – 18 X 22 BANK BARN FRAME

DEFENDANTS: Gerald A. Flynn, Jr

ATTORNEY FOR PLAINTIFF:

Peter Wapner, Esq

(215) 563-7000

NOTICE

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days after the sale and that distribution will be made in accordance with that Schedule unless exceptions are filed thereto within ten (10) days thereafter. Full amount of bid plus poundage must be paid on the date of the sale by 4:30 p.m. or deed will not be acknowledged. For details on individual Sheriff Sales please go to: <http://susqco.com/> -Law Enforcement, Sheriff's Office, Sale listings

Lance M. Benedict,
Susquehanna County Sheriff

5/18/2018 • 5/25/2018 • 6/1/2018

**SHERIFF'S SALE
MORTGAGE FORECLOSURE
JUNE 26, 2018**

IN THE COURT OF COMMON PLEAS OF SUSQUEHANNA COUNTY, upon Judgment entered therein, there will be exposed to public sale and outcry in the Sheriff's Office, Susquehanna County Courthouse Montrose, Pennsylvania, the following described real estate, to wit:

SALE DATE AND TIME

6-26-2018 9:00 AM

Writ of Execution No.:

2018-305 CP

PROPERTY ADDRESS: Lot 2 Clifford Twp a/k/a 3945 State Route 2023

Union Dale, Pa 18470

LOCATION: Clifford Township Tax ID #: 229.00-2,058.00,000.

IMPROVEMENTS: ONE – One Story Wood Framed Dwelling

DEFENDANTS: Glenn J. Bay and

Bonnie D. Bay
ATTORNEY FOR PLAINTIFF:
Cristina L Connor, Esq
(614) 222-4921

NOTICE

The Sheriff shall not be liable for loss or damage to the premises sold resulting from any cause whatsoever and makes no representation or warranty regarding the condition of the premises. **Notice** is hereby given and directed to all parties in interest and claimants that a Schedule of Distribution will be filed by the Sheriff no later than 30 days after the sale and that distribution will be made in accordance with that Schedule unless exceptions are filed thereto within ten (10) days thereafter. Full amount of bid plus poundage must be paid on the date of the sale by 4:30 p.m. or deed will not be acknowledged. For details on individual Sheriff Sales please go to:
www.susquehannasheriff.com/sheriffsales.html

Lance M. Benedict,
Susquehanna County Sheriff

6/1/2018 • 6/8/2018 • 6/15/2018

**SHERIFF'S SALE
MORTGAGE FORECLOSURE
JUNE 26, 2018**

IN THE COURT OF COMMON
PLEAS OF SUSQUEHANNA
COUNTY, upon Judgment entered
therein, there will be exposed to
public sale and outcry in the
Sheriff's Office, Susquehanna

County Courthouse Montrose,
Pennsylvania, the following
described real estate, to wit:

SALE DATE AND TIME
6-26-2018 9:30 AM
Writ of Execution No.:
2018-336 CP
PROPERTY ADDRESS: 9 Lake
Shawnee n/k/a 860 Lake Road
New Milford, PA 18834
LOCATION: New Milford
Township
Tax ID #: 149.05-1,014.00,000.
IMPROVEMENTS: One – One
Story Wood Framed Dwelling
DEFENDANTS: Virginia L.
O'Hara
ATTORNEY FOR PLAINTIFF:
Robert Crawley, Esq
(215) 563-7000

NOTICE

The Sheriff shall not be liable for loss or damage to the premises sold resulting from any cause whatsoever and makes no representation or warranty regarding the condition of the premises. **Notice** is hereby given and directed to all parties in interest and claimants that a Schedule of Distribution will be filed by the Sheriff no later than 30 days after the sale and that distribution will be made in accordance with that Schedule unless exceptions are filed thereto within ten (10) days thereafter. Full amount of bid plus poundage must be paid on the date of the sale by 4:30 p.m. or deed will not be acknowledged. For details on individual Sheriff Sales please go to:
www.susquehannasheriff.com/sheriffsales.html

ffsales.html

Lance M. Benedict,
Susquehanna County Sheriff

6/1/2018 • 6/8/2018 • 6/15/2018

**SHERIFF'S SALE
MORTGAGE FORECLOSURE
JUNE 26, 2018**

IN THE COURT OF COMMON PLEAS OF SUSQUEHANNA COUNTY, upon Judgment entered therein, there will be exposed to public sale and outcry in the Sheriff's Office, Susquehanna County Courthouse Montrose, Pennsylvania, the following described real estate, to wit:

**SALE DATE AND TIME
6-26-2018 10:00 AM**

Writ of Execution No.:

2018-350 CP

PROPERTY ADDRESS: 729

Hudson Street

Forest City, PA 18421

LOCATION: Forest City Borough

Tax ID #: 268.07-1,063.00,000.

IMPROVEMENTS: One – Two

Story Wood Framed Dwelling

DEFENDANTS: Brenda L.

Benjamin

ATTORNEY FOR PLAINTIFF:

Leon Haller, Esq

(717) 234-4178

NOTICE

The Sheriff shall not be liable for loss or damage to the premises sold resulting from any cause whatsoever and makes no representation or warranty regarding the condition of the premises. **Notice** is hereby given

and directed to all parties in interest and claimants that a Schedule of Distribution will be filed by the Sheriff no later than 30 days after the sale and that distribution will be made in accordance with that Schedule unless exceptions are filed thereto within ten (10) days thereafter. Full amount of bid plus poundage must be paid on the date of the sale by 4:30 p.m. or deed will not be acknowledged. For details on individual Sheriff Sales please go to:
www.susquehannasheriff.com/sheriffsales.html

Lance M. Benedict,
Susquehanna County Sheriff

6/1/2018 • 6/8/2018 • 6/15/2018

**SHERIFF'S SALE
MORTGAGE FORECLOSURE
JUNE 26, 2018**

IN THE COURT OF COMMON PLEAS OF SUSQUEHANNA COUNTY, upon Judgment entered therein, there will be exposed to public sale and outcry in the Sheriff's Office, Susquehanna County Courthouse Montrose, Pennsylvania, the following described real estate, to wit:

SALE DATE AND TIME

6-26-2018 10:30 AM

Writ of Execution No.:

2018-342 CP

PROPERTY ADDRESS: 5766

State Route 11 aka RR 1 Box 248

Hop Bottom, Pa 18824

LOCATION: Lathrop Township

Tax ID #: 203.00-4,003.00,000

IMPROVEMENTS: ONE - ONE
STORY WOOD FRAME
DWELLING
ONE - 24 X 26 CLOSED WOOD
FRAMED SHED
ONE - 10 X 16 CLOSED WOOD
FRAMED SHED
DEFENDANTS: Michelle A.
Hitchcock and The United States
of America
ATTORNEY FOR PLAINTIFF:
Andrew Marley, Esq
(215) 572-8111

NOTICE

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and directed to all parties in interest and claimants that a Schedule of Distribution will be filed by the Sheriff no later than 30 days after the sale and that distribution will be made in accordance with that Schedule unless exceptions are filed thereto within ten (10) days thereafter. Full amount of bid plus poundage must be paid on the date of the sale by 4:30 p.m. or deed will not be acknowledged. For details on individual Sheriff Sales please go to:

www.susquehannasheriff.com/sheriffsales.html

Lance M. Benedict,
Susquehanna County Sheriff

6/1/2018 • 6/8/2018 • 6/15/2018

MORTGAGES AND DEEDS

RECORDED FROM MAY 17, 2018 TO MAY 23, 2018
ACCURACY OF THE ENTRIES IS NOT GUARANTEED.

MORTGAGES

Information: OPEN-END MTG	Consideration: \$92,000.00
Mortgagor: HALEY, DAVID M	Mortgagee: COMMUNITY BANK
2 - HALEY, SAMANTHA E HALEY	
Locations: Parcel #	Municipality
1 - 014.00-1,032.02,000.	GREAT BEND TOWNSHIP
Information:	Consideration: \$123,750.00
Mortgagor: CAINES, DEBORAH	Mortgagee: PEOPLES SECURITY BANK AND
2 - CAINES, ALAN	TRUST COMPANY
Locations: Parcel #	Municipality
1 - 236.20-1,025.00,000.	SPRINGVILLE TOWNSHIP
Information:	Consideration: \$86,487.00
Mortgagor: SALANSKY, JOHN T	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION
2 - SALANSKY, CECILIA M	SYSTEMS INC
Locations: Parcel #	2 - AMERICAN FINANCIAL RESOURCES INC
1 - 189.00-1,067.00,000.	Municipality
Information:	Consideration: \$63,822.00
Mortgagor: ANDERSON, RONALD	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION
Locations: Parcel #	SYSTEMS INC
1 - 268.07-2,003.00,000.	2 - QUICKEN LOANS INC
Information:	Municipality
Mortgagor: RAFFENSBERGER, SARAH E	FOREST CITY 2W
Locations: Parcel #	Consideration: \$113,000.00
1 - 264.02-1,011.00,000.	Mortgagee: UNITED STATES DEPARTMENT OF
Information:	AGRICULTURE
Mortgagor: MACRAE, VALERIE	2 - UNITED STATES RUAL HOUSING SERVICE
Locations: Parcel #	Municipality
1 - 050.07-1,041.00,000.	CLIFFORD TOWNSHIP
Information:	Consideration: \$86,550.00
Mortgagor: FRAUNFELTER, TODD L	Mortgagee: VISIONS FEDERAL CREDIT UNION
2 - FRAUNFELTER, KIMBERLY J	Municipality
Locations: Parcel #	HALLSTEAD BOROUGH
1 - 232.00-1,012.01,000.	Consideration: \$132,000.00
Information:	Mortgagee: COMMUNITY BANK
Mortgagor: RICHARDS, ROBERT JOSEPH	Municipality
Locations: Parcel #	AUBURN TOWNSHIP
1 - 207.00-1,022.00,000.	Consideration: \$189,504.00
Information:	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION
Mortgagor: RICHARDS, ROBERT JOSEPH	SYSTEMS INC
Locations: Parcel #	2 - STEARNS LENDING LLC
1 - 207.00-1,022.00,000.	Municipality
Information:	GIBSON TOWNSHIP

Information:	Consideration: \$168,000.00
Mortgagor: MOLNAR, STEPHEN J JR 2 - MOLNAR, STEPHEN JAMES JR	Mortgagee: COMMUNITY BANK
Locations: Parcel # 1 - 177.00-1,030.00.000.	Municipality RUSH TOWNSHIP
Information:	Consideration: \$50,000.00
Mortgagor: ESCANDEL, THOMAS R 2 - ESCANDEL, ROSEANN	Mortgagee: PEOPLES SECURITY BANK AND TRUST COMPANY
Locations: Parcel # 1 - 202.00-1,043.00.000.	Municipality BROOKLYN TOWNSHIP
Information:	Consideration: \$60,000.00
Mortgagor: PHELPS, DENNIS E 2 - FOX, PATRICIA J	Mortgagee: COMMUNITY BANK
Locations: Parcel # 1 - 240.00-1,075.00.000.	Municipality LATHROP TOWNSHIP
Information:	Consideration: \$177,000.00
Mortgagor: RANSOM, ERIC D 2 - BUCKSBEE, RANDY L	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC 2 - SUMMIT MORTGAGE CORPORATION
Locations: Parcel # 1 - 191.00-1,001.01.000.	Municipality HERRICK TOWNSHIP
Information:	Consideration: \$70,774.00
Mortgagor: BUCKSBEE, RANDY L 2 - BUCKSBEE, PHYLLIS M	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC 2 - STEARNS LENDING LLC
Locations: Parcel # 1 - 268.07-6,015.00.000.	Municipality FOREST CITY
Information:	Consideration: \$320,000.00
Mortgagor: HERBERT, REBECCA J 2 - HERBERT, BRENDAN E	Mortgagee: EMPET, DALE G 2 - EMPET, MARGARET W
Locations: Parcel # 1 - 204.00-1,014.01.000. 2 - N/A	Municipality HARFORD TOWNSHIP LENOX TOWNSHIP
Information:	Consideration: \$213,000.00
Mortgagor: SATTESON, GORDON D 2 - ANDERSON, WALTER J	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC 2 - RESIDENTIAL MORTGAGE SERVICES INC
Locations: Parcel # 1 - 228.00-2,007.00.000.	Municipality CLIFFORD TOWNSHIP
Information:	Consideration: \$307,000.00
Mortgagor: BAKER, DAVID T JR 1 - 035.00-1,047.00.000.	Mortgagee: PEOPLES SECURITY BANK AND TRUST COMPANY
Locations: Parcel # 1 - 035.00-1,047.00.000.	Municipality OAKLAND TOWNSHIP
Information:	Consideration: \$92,000.00
Mortgagor: BAILEY, DONNA K 2 - BAILEY, PAUL D	Mortgagee: HONESDALE NATIONAL BANK
Locations: Parcel # 1 - 170.00-1,005.03.000.	Municipality GIBSON TOWNSHIP

Information:	Consideration: \$100,000.00
Mortgagor: ALBERT, WILLIAM	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
2 - ALBERT, CHARLISE	2 - QUICKEN LOANS INC
Locations: Parcel # 1 - 069.00-1,012.01,000.	Municipality LIBERTY TOWNSHIP
Information:	Consideration: \$75,000.00
Mortgagor: PRICE, KATHRYN	Mortgagee: WAYNE BANK
Locations: Parcel # 1 - 172.00-1,070.01,000.	Municipality ARARAT TOWNSHIP
Information:	Consideration: \$348,500.00
Mortgagor: WALDRON, JACQUELINE	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
Locations: Parcel # 1 - 130.00-1,039.00,000.	2 - QUICKEN LOANS INC Municipality NEW MILFORD TOWNSHIP
Information:	Consideration: \$274,500.00
Mortgagor: KOHUT, ANDREW R (BY ATTY)	Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
2 - KOHUT, INGRID F	2 - EVERETT FINANCIAL INC (DBA) 3 - SUPREME LENDING
Locations: Parcel # 1 - 190.04-1,027.00,000.	Municipality HERRICK TOWNSHIP

DEEDS

Information: CORRECTIVE DEED	Consideration: \$1.00
Grantor: SLATER, AMY L	Grantee: DAVENPORT, EMILY
2 - COTTRELL, CATHY D	
3 - COTTRELL, EARL E	
Locations: Parcel # 1 - 047.00-1,047.00,000.	Municipality LIBERTY TOWNSHIP
Information:	Consideration: \$1.00
Grantor: SOUTH MONTROSE STORAGE LLC	Grantee: RAUCH, ADAM
Locations: Parcel # 1 - 161.08-1.053.01,000.	Municipality BRIDGEWATER TOWNSHIP
Information:	Consideration: \$165,000.00
Grantor: NUSS, WARREN E	Grantee: CAINES, ALAN
2 - NUSS, MARY ANN FLYNN	2 - CAINES, DEBORAH
Locations: Parcel # 1 - 236.20-1.025.00,000.	Municipality SPRINGVILLE TOWNSHIP
Information: CORRECTIVE DEED	Consideration: \$1.00
Grantor: SPEDDING, BETH L	Grantee: SPEDDING, GEORGE NELSON 2 - SPEDDING, DORIS L
Locations: Parcel # 1 - 264.00-2.038.02,000.	Municipality CLIFFORD TOWNSHIP
Information:	Consideration: \$5,000.00
Grantor: BABCOCK, MARY ALICE	Grantee: COLEMAN, MICHAEL J 2 - COLEMAN, LYN L
Locations: Parcel # 1 - N/A	Municipality RUSH TOWNSHIP

★ L E G A L J O U R N A L O F S U S Q U E H A N N A C O U N T Y ★

Information:	Consideration: \$10.00
Grantor: KELMER, CHARLES G (ESTATE)	Grantee: KELMER, CHARLES G (TRUST FBO) 2 - SYX, THOMAS G
Locations: Parcel # 1 - 093.00-1,036.00.000.	Municipality JACKSON TOWNSHIP
Information:	Consideration: \$10.00
Grantor: KELMER, CHARLES G (ESTATE)	Grantee: KELMER, CHARLES G (TRUST FBO) 2 - SYX, THOMAS G
Locations: Parcel # 1 - 094.00-1,067.00.000.	Municipality JACKSON TOWNSHIP
Information:	Consideration: \$1.00
Grantor: OLIN MILLER FAMILY LIMITED PARTNERSHIP	Grantee: MILLER, DAVID F 2 - MILLER, KELLY A
Locations: Parcel # 1 - 166.00-1,001.00.000.	Municipality HARFORD TOWNSHIP
Information:	Consideration: \$1.00
Grantor: MORLANG, ROBERT E SR (ESTATE AKA) 2 - MORLANG, ROBERT (ESTATE) 3 - MORLANG, DOLORES B	Grantee: MORLANG, DOLORES B
Locations: Parcel # 1 - 238.08-1.045.00.000.	Municipality SPRINGVILLE TOWNSHIP
Information:	Consideration: \$1.00
Grantor: THOMAS, JUDY	Grantee: THOMAS, MATTHEW GLENN 2 - ARTLEY, TAMMY
Locations: Parcel # 1 - 201.00-2.053.01.000.	Municipality BROOKLYN TOWNSHIP
Information:	Consideration: \$1.00
Grantor: MATAPERSAD, SOOKDEO 2 - MATAPERSAD, KAMLA (NKA) 3 - DEOPERSAUD, KAMLA	Grantee: MATAPERSAD, SOOKDEO
Locations: Parcel # 1 - N/A	Municipality BRIDGEWATER TOWNSHIP
Information:	Consideration: \$65,000.00
Grantor: SMITH, MARK S 2 - SMITH, SUSAN B	Grantee: ANDERSON, RONALD
Locations: Parcel # 1 - 268.07-2.003.00.000.	Municipality FOREST CITY 2W
Information:	Consideration: \$115,000.00
Grantor: PHILLIPS, HARRY E	Grantee: RAFFENSBERGER, SARAH E
Locations: Parcel # 1 - 264.02-1.011.00.000.	Municipality CLIFFORD TOWNSHIP
Information:	Consideration: \$1.00
Grantor: MATEER, CHARLES W	Grantee: MATEER, CHARLES W 2 - SCHERMERHORN, NICOLE
Locations: Parcel # 1 - N/A	Municipality LATHROP TOWNSHIP
Information:	Consideration: \$10.00
Grantor: QUAKER LAKE COTTAGERS ASSOCIATION	Grantee: GIBLIN LLC
Locations: Parcel # 1 - 027.00-1,013.00.000.	Municipality SILVER LAKE TOWNSHIP
Information:	Consideration: \$165,000.00
Grantor: TYLER, ANTHONY R 2 - TYLER, LOVE M	Grantee: FRAUNFELTER, TODD L 2 - FRAUNFELTER, KIMBERLY J
Locations: Parcel # 1 - 232.00-1,012.01.000.	Municipality AUBURN TOWNSHIP

Information:	Consideration: \$193,000.00
Grantor: SILLAMAN, MARK 2 - SILLAMAN, MICHELLE M	Grantee: RICHARDS, ROBERT JOSEPH
Locations: Parcel # 1 - 207.00-1,022.00.000.	Municipality GIBSON TOWNSHIP
Information:	Consideration: \$210,000.00
Grantor: PHILLIPS, ROBERT T JR	Grantee: MOLNAR, STEPHEN J JR 2 - MOLNAR, STEPHEN JAMES JR
Locations: Parcel # 1 - 177.00-1,030.00.000.	Municipality RUSH TOWNSHIP
Information: INT 52 UNIT 37	Consideration: \$100.00
Grantor: DRUCE, RUSSELL 2 - DRUCE, HELEN	Grantee: ACHESON, KAREN D
Locations: Parcel # 1 - N/A	Municipality HERRICK TOWNSHIP
Information:	Consideration: \$177,000.00
Grantor: BELCHER, ANDREW	Grantee: RANSOM, ERIC D
Locations: Parcel # 1 - 191.00-1,001.01.000.	Municipality HERRICK TOWNSHIP
Information:	Consideration: \$72,080.00
Grantor: HODGES, PHILIP JR (AKA) 2 - HODGES, PHILLIP JR	Grantee: BUCKSBEE, RANDY L 2 - BUCKSBEE, PHYLLIS M
Locations: Parcel # 1 - N/A	Municipality FOREST CITY
Information:	Consideration: \$320,000.00
Grantor: EMPET, DALE G 2 - EMPET, MARGARET W	Grantee: HERBERT, BRENDAN E 2 - HERBERT, REBECCA J
Locations: Parcel # 1 - 204.00-1,014.01.000. 2 - N/A	Municipality HARFORD TOWNSHIP LENOX TOWNSHIP
Information:	Consideration: \$315,000.00
Grantor: BEGLEY, GEORGIA	Grantee: SATTESON, GORDON D 2 - ANDERSON, WALTER J
Locations: Parcel # 1 - 228.00-2,007.00.000.	Municipality CLIFFORD TOWNSHIP
Information:	Consideration: \$1.00
Grantor: JENNINGS, CAROLYN 2 - JENNINGS, DONNA K (NBM) 3 - BAILEY, DONNA K	Grantee: BAILEY, PAUL D 2 - BAILEY, DONNA K
Locations: Parcel # 1 - 170.00-1,005.03.000.	Municipality GIBSON TOWNSHIP
Information: MINERAL	Consideration: \$10.00
Grantor: MANZER, ADAM B 2 - MANZER, DONNA L	Grantee: MANZER, ADAM B 2 - MANZER, DONNA L
Locations: Parcel # 1 - 260.00-1,013.03.000. 2 - 260.00-1,055.00.000.	Municipality LENOX TOWNSHIP LENOX TOWNSHIP
Information: MINERAL	Consideration: \$10.00
Grantor: MANZER, ADAM B	Grantee: MACONDO HOLDING CORPORATION 2 - CASTELLO ENTERPRISES INC
Locations: Parcel # 1 - 260.00-1,013.03.000. 2 - 260.00-1,055.00.000.	Municipality LENOX TOWNSHIP LENOX TOWNSHIP

Information: WARRANTY DEED	Consideration: \$122,200.00
Grantor: BOROVE, ROBERT A 2 - BOROVE, KATHLEEN SUE	Grantee: GASSEARCH DRILLING CORPORATION
Locations: Parcel # 1 - N/A	Municipality LENOX TOWNSHIP
Information:	
Grantor: WILCZYNSKI, PAUL T 2 - WILCZYNSKI, ANDREA	Consideration: \$46,000.00 Grantee: DEOJAY, JANICE C 2 - DEOJAY, GERALD W
Locations: Parcel # 1 - N/A	Municipality ARARAT TOWNSHIP
Information:	
Grantor: LITTMAN, RUTH (AKA) 2 - SCHMICK, RUTH A	Consideration: \$16,500.00 Grantee: NAPLES, SAMANTHA
Locations: Parcel # 1 - 202.00-1,024.00.000.	Municipality BROOKLYN TOWNSHIP
Information:	
Grantor: USATCH, BENJAMIN 2 - USATCH, ROBIN M	Consideration: \$305,000.00 Grantee: KOHUT, ANDREW R (BY ATTY) 2 - KOHUT, INGRID F
Locations: Parcel # 1 - 190.04-1.027.00.000.	Municipality HERRICK TOWNSHIP



SUSQUEHANNA COUNTY BAR ASSOCIATION

Susquehanna County LEGAL JOURNAL

3305 Lake Ariel Highway, Suite 3
Honesdale, PA 18431
Phone: 570-251-1512
Fax: 570-647-0086

2018 LEGAL ADVERTISING RATES

Incorporation Notices \$45

One (1) time insertion

Fictitious Name Registration \$45

One (1) time insertion

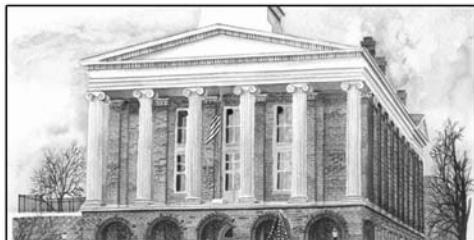
Petition for Change of Name \$45

One (1) time insertion

All other notices will be billed at \$1.90 per line.

Certain restrictions and minimum insertion fees apply.

A fee of \$10.00 will be added to all legal notices
for the Notarized Proof of Publication.



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Subject to space availability

Credit Cards accepted—Mastercard and Visa only.

Prices are based upon your advertisement

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Certain Restrictions Apply

The Legal Journal of Susquehanna County
is published every Friday—52 issues per year.

The deadline for all advertising is 10 AM on

Monday for the Friday publication.

Contact for Advertising Details:

Phone: 570-251-1512

Fax: 570-647-0086

Email: baileyd@ptd.net

	One Insertion	Quarterly 13 Issues	Semi-Annual 26 Issues	Annual 52 Issues
Full Page	\$100	\$850	\$1,300	\$2,100
Half Page	\$75	\$525	\$795	\$1,265
Quarter Page	\$50	\$325	\$475	\$745
Eighth Page	\$35	\$195	\$275	\$435

Ad Changes subject to artwork adjustment fee, call for details

Subscription Rates

One Issue	\$5 per issue
Mailed Copy	\$100 per year
Emailed Copy	\$50 per year
Mailed & Emailed Copies	\$125 per year

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4"W X 7"H

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4"W X 3 1/2"H

Quarter Page:

2"W X 3 1/2"H

4"W X 1 3/4"H

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